

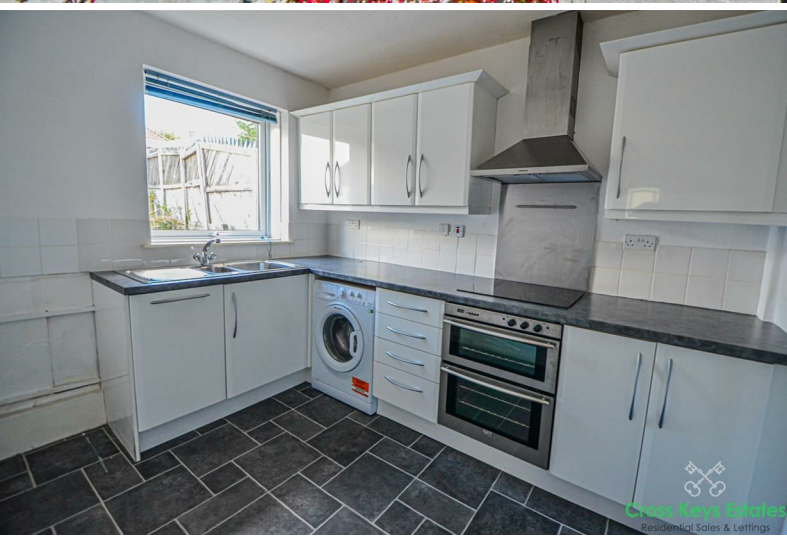


Cross Keys Estates

Opening doors to your future



Cross Keys Estates
Residential Sales & Lettings



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586 Walseley Road
Plymouth, PL5 1UX
£1,050 Per Calendar Month

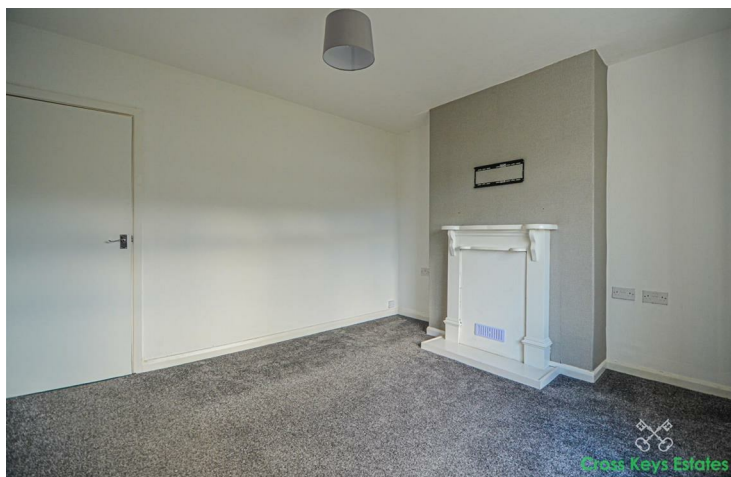
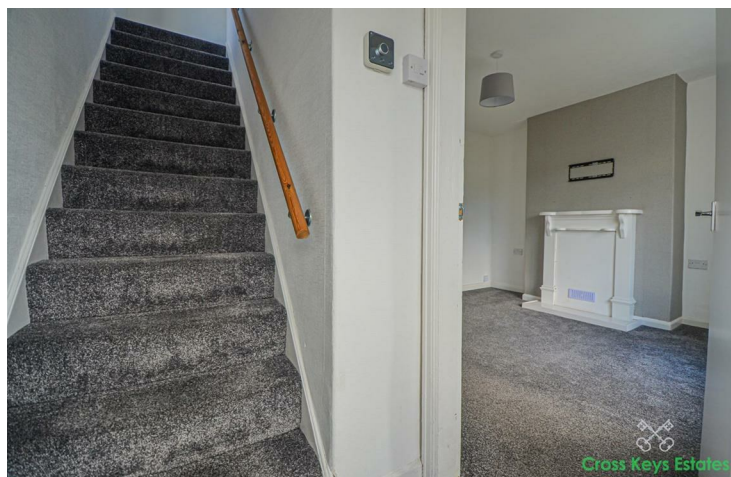


586 Wolseley Road, Plymouth, PL5 1UX

£1,050 Per Calendar Month

Cross Keys Estates is delighted to present this immaculately maintained semi-detached house located on the sought-after Wolseley Road in St Budeaux. This charming property, built between 1950 and 1959, offers a perfect blend of comfort and modern living, making it an ideal home for families or professionals. Upon entering, you are welcomed by a bright entrance porch that leads into a spacious sitting room, perfect for relaxation and entertaining. The newly fitted kitchen is a highlight of the home, providing a contemporary space for culinary pursuits. The ground floor also features a well-appointed bathroom, complete with a separate toilet, ensuring convenience for all residents. A rear hallway adds to the practicality of the layout, leading to the outdoor space.

- 1950's Semi Detached Home
- Three Nicely Sized Bedrooms
- Early Viewing Recommended
- Modern Kitchen & Bathroom
- uPVC Double Glazing & GCH
- Popular Residential Location
- Close To Schools & Amenities
- Available Immediately
- Front & Large Rear Garden
- Rent £1050, Deposit £1211, Holding £242.00



Cross Keys Estates

As one of Plymouth's leading QUALIFIED estate agents for over two decades, we are proud to have been offering our multi award winning customer service since day one. If you are currently on the market or you are thinking of putting your property on the market, why not give us a call.

Plymouth

The waterfront city of Plymouth is set in one of the finest locations in the country, it stands right on the border between Devon and Cornwall overlooking the spectacular waters of Plymouth Sound to the south, while the remote beauty of Dartmoor National Park nudges its margins to the north. Both Devon and Cornwall have long been cherished as holiday destinations with fabulous beaches, stunning unspoilt countryside, historic town and many more famous attractions such as the Eden Project. Plymouth city centre has a pedestrianised shopping centre with its newly opened undercover shopping centre. It has a large modern multi-screen cinema complex and the well known Theatre Royal which regularly plays host to The Birmingham Royal Ballet in addition to the musicals, plays, comedies and operas that are staged throughout the year. In contrast, The Barbican offers a more cosmopolitan atmosphere being Plymouth city's oldest quarter. The area overlooks a pretty harbour and includes a variety of small independent shops, a number of wine bars, restaurants and cafes with open air seating. Plymouth is easily accessed via the M5 motorway which joins the A38 at Junction 31. The city can also be reached via rail, via the National Express coach network and via airport located in Exeter (49 miles away).

St Budeaux

St Budeaux is a fairly large mostly residential district that is often inhabited by workers from Devonport Dockyard or a large first time buyer community due to the affordable housing in the area. Today, St Budeaux includes a Catholic church, a Methodist church, a Baptist church and two Church of England churches. It also has a public library, three pubs, four primary schools and two railway stations, although the village does not have its own secondary school. Most of the main shops including a KFC outlet, are situated in St Budeaux Square which is adjacent to Walseley Road. Most children of secondary school age in the area attend Marine Academy Plymouth in the nearby ward of King's Tamerton or bus to one of the residual grammar schools or one of the many other community colleges. The official boundaries of the ward itself cover approximately 5 square kilometres.

More Property Information

The property boasts three generously sized bedrooms, each offering ample natural light and space for personalisation. Additional benefits include gas central heating and uPVC double glazing, ensuring warmth and energy efficiency throughout the year.

Outside, the property is complemented by gardens to both the front and rear, providing a lovely outdoor area for gardening or enjoying the fresh air.

This delightful home is available for rent at £1,050 per calendar month, unfurnished. Please note that this property does not accept sharers. A full deposit of £1,211.00 is required, along with a holding deposit of £242.00.

With its excellent location and well-designed living spaces, this semi-detached house is a fantastic opportunity for those seeking a comfortable and stylish home in St Budeaux. Available now, we encourage interested parties to act quickly to secure this wonderful property.

Sitting Room

11'2" x 12'2" (3.40m x 3.70m)

Fitted Kitchen

10'2" x 7'7" (3.09m x 2.31m)

Master Bedroom

11'2" x 12'2" (3.40m x 3.71m)

Bedroom 2

10'5" x 8'3" (3.17m x 2.52m)

Bedroom 3

7'0" x 7'1" (2.14m x 2.15m)

Family Bathroom

Sales

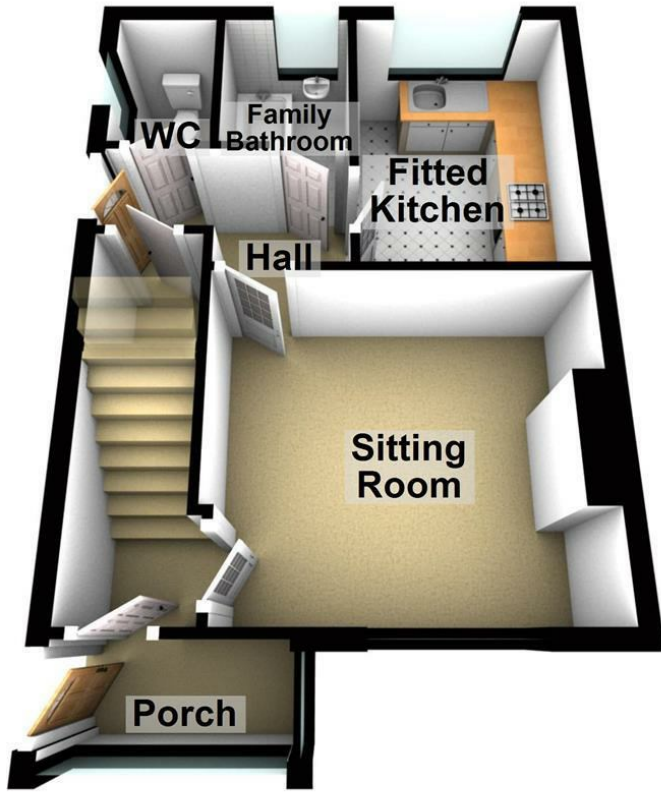
Cross Keys Estates also offer a professional, MNAEA Qualified Valuation Service. If you are considering selling your property/portfolio then please call our Valuations Managers Rob Down & Jon Curtis for a free market appraisal on 01752 500018

Financial Services

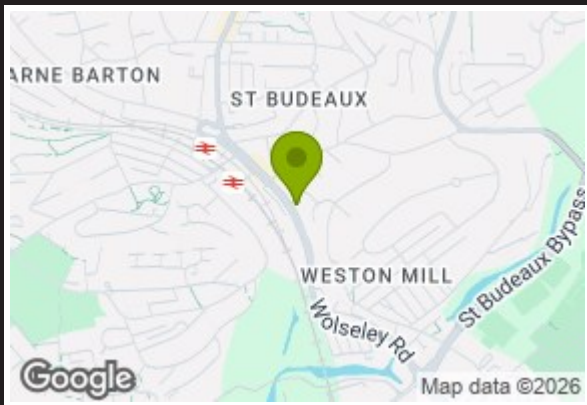
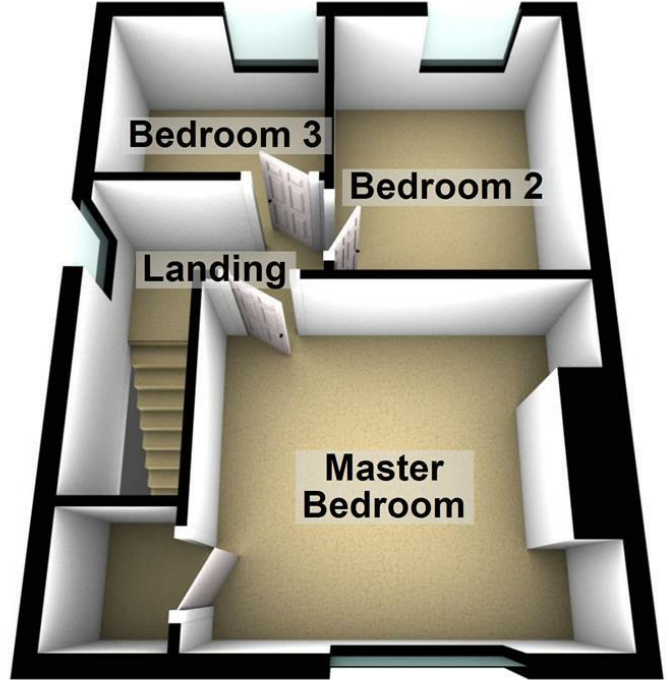
Cross Keys Estates are proud to work in partnership with The Mortgage Lab, our whole of market mortgage specialists. With over 18 years industry experience, they are able to source the very best deal to meet their customers circumstances. Offering professional and friendly advice on residential and investment mortgages. Please get in touch to arrange a free, no obligation appointment to see how they can help you. Tel. 01752 255905, Email.sarah@themortgagelab.co.uk



Ground Floor



First Floor



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
	86
68	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
	84
65	
EU Directive 2002/91/EC	

VIEWINGS AND NEGOTIATIONS Strictly through the vendors agents, Cross Keys Estates MONEY LAUNDERING REGULATION 2003 AND PROCEEDS OF CRIME ACT 2002 Cross Keys Estates are fully committed to complying with The Money Laundering Regulations that have been introduced by the government. These regulations apply to everyone buying or selling a property, including companies, businesses and individuals within the United Kingdom or abroad. Should you either purchase or sell a property through this estate agents we will ask for information from you regarding your identity and proof of residence. We would ask for you to co-operate fully to ensure there is no delay in the sales/purchase process. IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



Council Tax Band A



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